

Riverwalk Crystal Building Condominium Association

2017 Approved Budget

Updated 12/29/16

	Approved Budget 2016	Estimated Year End 2016	Approved Budget 2017	Comm %	Res %	Total Comm Budget	Total Res Budget
Income							
Assessments - Commercial	66,713.62	66,713.76	68,214.35			68,214.35	
Assessments - Residential	69,223.22	69,223.68	69,224.21				69,224.21
Interest Income	150.00	186.33	100.00	50%	50%	50.00	50.00
Late Fee	0.00	280.00	0.00			-	-
Total Income	136,086.84	136,403.77	137,538.56			68,264.35	69,274.21
Expenses							
Accounting	350.00	380.00	500.00	50%	50%	250.00	250.00
Alarm Monitoring	210.00	210.00	210.00	50%	50%	105.00	105.00
Bad Debt		250.00					
Bank Charges		30.00					
Cleaning - Commercial	5,975.40	5,975.40	5,975.40	100%		5,975.40	
Cleaning - Residential	2,724.60	2,724.60	2,724.60		100%		2,724.60
Cleaning/House Supplies	1,300.00	1,174.33	1,000.00	50%	50%	500.00	500.00
Electricity	2,900.80	5,371.95	2,990.00	60%	40%	1,794.00	1,196.00
Electricity - Elevator	77.00	0.00	77.00	36%	64%	27.72	49.28
Elevator Maintenance	2,252.72	2,944.44	1,800.00	50%	50%	900.00	900.00
Gas	3,180.36	7,330.58	3,200.00	60%	40%	1,920.00	1,280.00
Gas - Master Refund	0.00	(746.98)	(750.00)	60%	40%	-450.00	-300.00
Inspections	1,932.50	2,380.00	2,400.00	50%	50%	1,200.00	1,200.00
Insurance	6,558.00	6,558.00	6,558.00	50%	50%	3,279.00	3,279.00
Legal/Professional	250.00	0.00	200.00	50%	50%	100.00	100.00
Master Association Dues	36,899.06	36,899.04	36,899.06	55%	45%	20,294.48	16,604.58
Miscellaneous	100.00	358.79	350.00	50%	50%	175.00	175.00
Property Management Fees	12,250.00	12,249.96	12,617.50	50%	50%	6,308.75	6,308.75
Repairs & Maint - Commercial	1,000.00	1,558.08	805.00	100%		805.00	
Repairs & Maint - General	6,350.00	7,429.68	7,250.00	50%	50%	3,625.00	3,625.00
Repairs & Maint - Residential	1,000.00	335.00	432.00		100%		432.00
Replacement Reserve Fund	32,800.00	32,799.96	32,800.00	50%	50%	16,400.00	16,400.00
Telephone - Alarm	564.00	579.78	580.00	50%	50%	290.00	290.00
Telephone - Elevator	270.00	279.22	280.00	50%	50%	140.00	140.00
Water & Sewer - Commercial	2,502.40	4,053.47	4,000.00	100%		4,000.00	
Water & Sewer - Residential	13,390.00	13,316.66	13,390.00		100%		13,390.00
Window Washing	1,250.00	1,250.00	1,250.00	50%	50%	625.00	625.00
Total Operating Expenses	136,086.84	145,691.96	137,538.56			68,264.35	69,274.21
Net Ordinary Income	0.00	(9,288.19)	0.00			(0.00)	0.00

12/29/2016